



COUNTY OF LOS ANGELES
DEPARTMENT OF PARKS AND RECREATION
"Creating Community Through People, Parks and Programs"

Russ Guiney, Director

March 20, 2007

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, CA 90012

Dear Supervisors:

**AWARD JOB ORDER CONTRACTS FOR REPAIR AND REFURBISHMENT OF
COUNTY PARK FACILITIES
(SPECIFICATIONS -- VARIOUS)
(ALL SUPERVISORIAL DISTRICTS - 3-VOTES)**

**JOINT RECOMMENDATION WITH THE CHIEF ADMINISTRATIVE OFFICER THAT
YOUR BOARD:**

1. Award a Job Order Contract (JOC) to ACE Engineering, Inc., for a maximum cost of \$3.8 million, to be financed from refurbishment and extraordinary maintenance projects budgets as deemed appropriate by the Director (Director) of the Department of Parks and Recreation (Department).
2. Award a JOC to MTM Construction, Inc., for a maximum cost of \$3.8 million, to be financed from refurbishment and extraordinary maintenance project budgets as deemed appropriate by the Director.
3. Award a JOC to Angeles Contractor, Inc., for a maximum cost of \$3.8 million, to be financed from refurbishment and extraordinary maintenance project budgets as deemed appropriate by the Director.
4. Award a JOC to Mackone Development, Inc., for a maximum cost of \$3.8 million, to be financed from refurbishment and extraordinary maintenance project budgets as deemed appropriate by the Director.
5. Authorize the Director of Parks and Recreation to prepare and execute the JOCs in the form previously approved by County Counsel, and to establish the effective date following the receipt of approved Faithful Performance and Labor and Materials Bonds filed by ACE Engineering, Inc., MTM Construction, Inc., Angeles Contractor, Inc. and Mackone Development, Inc.

6. Authorize the Director or his designee, as agent of the County of Los Angeles, to execute work orders as necessary within the not-to-exceed maximum of each contract.
7. Authorize the Director or his designee, as agent of the County of Los Angeles, to accept the work performed under each work order and to release the retention upon acceptance of the work.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The JOC is a flexible, cost-effective unit price contracting technique that provides for the repair and refurbishment of County facilities without extensive plans and specifications. This relatively simple and straightforward process reduces administrative requirements and lowers direct construction costs while meeting all Federal, State, and County procurement requirements. These JOCs will help expedite the implementation of the Department's \$20 million deferred maintenance program and the completion of small refurbishment projects and other repairs to the Department facilities. These include such projects as refurbishments to restrooms and community buildings, repair and replacement of roofs, and repairs to concrete walkways. JOCs may not and will not be used for new construction.

Public Contract Code Section 20128.5 allows individual JOCs to have a one-year term and a maximum value of \$3.8 million. A 1997 amendment to the Public Contract Code allows annualized increases in the maximum contract value, based on the Consumer Price Index.

Implementation of Strategic Plan Goals

These actions further the Board approved Strategic Plan Goal 1 (Service Excellence) and Goal 3 (Organizational Effectiveness) as these contracts will improve public facilities and restore them to full service more rapidly than with traditional construction contracting.

FISCAL IMPACT/FINANCING

The recommended contracts have a maximum limit of \$3.8 million each. The contracts will be financed through the appropriate refurbishment project as budgeted in the 2006-07 Capital Projects/Refurbishment Budget; the \$20 million in deferred maintenance funding allocated for the Department in the Extraordinary Maintenance Budget based on the Strategic Asset Management Plan, or as funded through the Department's operating budget.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

A standard contract will be used in the form previously approved by County Counsel. The standard Board-directed clauses for contract terminations, renegotiations, and hiring qualified displaced County employees will be included.

The project specifications also contain provisions requiring the contractors to report solicitations of improper consideration by County employees and allowing the County to terminate the contracts if it is found that the contractors offered or gave improper consideration to County employees.

As requested by your Board on August 12, 1997, and as a threshold requirement for consideration for contract award, ACE Engineering, Inc., MTM Construction, Inc., Angeles Contractor, Inc., and Mackone Development, Inc. are willing to consider Greater Avenues for Independence Program/General Relief Opportunity for Work (GAIN/GROW) participants for future employment.

ACE Engineering, Inc., MTM Construction, Inc., Angeles Contractor, Inc., and Mackone Development, Inc., as required on all publicly funded projects in excess of \$1,000.00, will be required to pay prevailing State wage rates to all persons employed on these JOCs.

As required by your Board, language has been incorporated into the project specifications stating that the contractors shall notify their employees, and shall require each subcontractor to notify its employees about Board Policy 5.135 (Safely Surrendered Baby Law) and that they may be eligible for the Federal Earned Income Credit under the Federal income tax laws.

ACE Engineering, Inc., MTM Construction, Inc., Angeles Contractor, Inc., and Mackone Development, Inc., are in full compliance with Los Angeles County Code Chapter 2.200 (Child Support Compliance Program) and Chapter 2.203 (Contractor Employee Jury Service Program).

ENVIRONMENTAL DOCUMENTATION

The proposed actions are not subject to the California Environmental Quality Act (CEQA) in that the actions do not meet the definition of a project according to Section 15378 (b) (5) of the State CEQA Guidelines because the actions are administrative activities which by their terms do not involve any commitments to any specific projects which may result in a potentially significant physical impact on the environment.

All work orders will be required to comply with CEQA. The implementation of each work order under these JOCs shall be subject to prior determination and documentation by the Department, that the work is categorically exempt from CEQA. The Department will

prepare and find the work orders exempt, if applicable. In the event the work order is not exempt, your Board will be requested to approve the appropriate environmental finding and documentation prior to implementation.

CONTRACTING PROCESS

The Department has received assistance from the Department of Public Works (Public Works) and the Gordian Group during the bidding process for these contracts. Both Public Works and the Gordian Group will continue to support the Department during the term of these contracts and Public Works will support the Department in producing the individual notices to proceed and monitoring the total amounts expended and committed under the contracts.

In June 2006, using the JOC Unit Price Book and Specifications adopted by your Board on May 30, 2006, Public Works issued a Request for Bids for a total of four JOCs. Bidders were required to submit a set of cost adjustment factors that would be applied to the unit prices for work in the JOC Unit Price Book. Bids were to be determined by calculating a composite factor using a predetermined and advertised formula, with the JOC Unit Price Book and the contractors' adjustment factors to be incorporated in the awarded contracts.

Competitive bids were received on November 28 and 29, 2006. We recommend that your Board award a JOC to the lowest responsive and responsible bidder on P4, ACE Engineering, Inc. We recommend that your Board award the next JOC to the lowest responsive and responsible bidder on P5, MTM Construction, Inc. We recommend that your Board award the next JOC to the lowest responsive and responsible bidder on P6, Angeles Contractor, Inc. We recommend that your Board award the next JOC to the lowest responsive and responsible bidder on P7, Mackone Development, Inc. The bid results for the four JOCs are summarized in Enclosure A.

ACE Engineering, Inc.'s, MTM Construction, Inc.'s, Angeles Contractor, Inc.'s, and Mackone Development, Inc.'s, three-year contracting history are on file with Public Works.

To ensure the contracts are awarded to responsible contractors with a satisfactory performance history, bidders were required to report violations of the False Claims Act, their civil litigation history, and information regarding prior criminal convictions. The information reported by ACE Engineering, Inc., MTM Construction, Inc., Angeles Contractor, Inc., and Mackone Development, Inc., was considered before making this recommendation to approve execution of the contracts.

As requested by your Board on February 3, 1998, these JOC opportunities were listed on the Doing Business with Us website. Copies of the website postings are included as "Enclosure B" for your reference.

Public Works has evaluated and determined that the Living Wage Program (County Code Chapter 2.201) does not apply to the recommended contracts as these contracts are for non-Proposition A services.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

The use of these contracts will expedite the completion of repair or refurbishment work. Minor impacts may occur while repair or refurbishment work is underway.

CONCLUSION

Please return one adopted copy of this letter to the Chief Administrative Office (Capital Projects Division) and Parks and Recreation Department.

Respectfully submitted,

Russ Guiney
Director

David E. Janssen
Chief Administrative Officer

RG:SW:YB

Enclosures (2)

c: Chief Administrative Officer
County Counsel
Executive Office (22)
Department of Public Social Services (GAIN/GROW Program)
Office of Affirmative Action Compliance

March 20, 2007

ENCLOSURE A

**JOB ORDER CONTRACTS FOR
MAINTENANCE, REPAIR, AND REFURBISHMENT OF
COUNTY INFRASTRUCTURE AND FACILITIES
AWARD CONTRACT
SPECS. VARIOUS**

Bid Opening Date: November 28, 2006

Bid Summary:

JOC No. P4

<u>Bidder</u>	<u>Total Composite Factor</u>
1. ACE Engineering, Inc.	0.8384
2. MTM Construction, Inc.	0.8454
3. Angeles Contractor, Inc.	0.8680
4. Mackone Development, Inc.	0.8700
5. SBS Corporation	0.9240
6. Torres Construction	0.9480
7. CAL-PAC Engineering	0.9800
8. New Creation Builders	1.0900
9. Athena Engineering	1.1522
10. LA Builders, Inc.	1.9060

Bid Summary:JOC No. P5

<u>Bidder</u>	<u>Total Composite Factor</u>
1. MTM Construction, Inc.	0.8120
2. Angeles Contractor, Inc.	0.8164
3. ACE Engineering, Inc.	0.8214
4. Mackone Development, Inc.	0.8251
5. Torres Construction	0.8360
6. SBS Corporation	0.9000
7. New Creation Builders	0.9000
8. Athena Engineering	1.0600
9. LA Builders, Inc.	1.8900

Bid Opening Date: November 29, 2006**Bid Summary:**JOC No. P6

<u>Bidder</u>	<u>Total Composite Factor</u>
1. Angeles Contractor, Inc.	0.7824
2. Mackone Development, Inc.	0.7919
3. MTM Construction, Inc.	0.7920
4. ACE Engineering, Inc.	0.8000
5. New Creations Builders	0.8160
6. Torres Construction	0.8200
7. SBS Corporation	0.8440
8. TOBO Construction	0.8500
9. CAL-PAC Engineering	0.8700
10. LA Builders, Inc.	1.8380

Bid Summary:JOC No. P7

<u>Bidder</u>	<u>Total Composite Factor</u>
1. Mackone Development, Inc.	0.7529
2. New Creation Builders	0.7680
3. MTM Construction, Inc.	0.76000
4. Angeles Contractor, Inc.	0.7640
5. ACE Engineering, Inc.	0.7880
6. Torres Construction	0.8120
7. TOBO Construction	0.8400
8. CAL-PAC Engineering	0.8700
9. LA Builders	1.8380

Award information has not been added at this time.

Bid Information

Bid Number : JOCP4
Bid Title : Job Order Contract P4
Bid Type : Construction
Department : Public Works
Commodity : BUILDING CONSTRUCTION SERVICE, NON- RESIDENTIAL (OFFICE BLDG., ETC.)
Open Date : 11/6/2006
Closing Date : 11/28/2006 10:45 AM
Notice of Intent to Award : [View Detail](#)
Bid Amount : N/A
Bid Download : Not Available
Bid Description : The work consists of a broad array of County repair and refurbishment projects under the direction of Parks and Recreation. Public Works will hold a mandatory pre-bid conference for JOCs P4 through P7 at 2:30 p.m. on November 9, 2006, at the Eaton Canyon Nature Center, 1750 N. Altadena Drive, Pasadena, CA 91107, to provide information on the JOC, bidding process and answer any questions that potential bidders may have. To be considered responsive to this invitation for bid, bidders must attend the mandatory pre-bid conference. Bids from bidders who do not attend the pre-bid conference will be rejected as nonresponsive. It is strongly recommended that the pre-bid conference be attended by a principal of the company or a person authorized to make decisions for the company. The maximum dollar value of this contract is \$3,800,000. For further directions, please contact Mr. Brian Soria with Architectural Engineering Division at (626) 458-2588.
Contact Name : Brian Soria
Contact Phone# : (626) 458-2588
Contact Email : bsoria@ladpw.org
Last Changed On : 11/2/2006 2:52:30 PM

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Award information has not been added at this time.

Bid Information

Bid Number : JOCP5
Bid Title : Job Order Contract P5
Bid Type : Construction
Department : Public Works
Commodity : BUILDING CONSTRUCTION SERVICE, NON- RESIDENTIAL (OFFICE BLDG., ETC.)
Open Date : 11/6/2006
Closing Date : 11/28/2006 1:45 PM
Notice of Intent to Award : [View Detail](#)
Bid Amount : N/A
Bid Download : Not Available
Bid Description : The work consists of a broad array of County repair and refurbishment projects under the direction of Parks and Recreation. Public Works will hold a mandatory pre-bid conference for JOCs P4 through P7 at 2:30 p.m. on November 9, 2006, at the Eaton Canyon Nature Center, 1750 N. Altadena Drive, Pasadena, CA 91107, to provide information on the JOC, bidding process and answer any questions that potential bidders may have. To be considered responsive to this invitation for bid, bidders must attend the mandatory pre-bid conference. Bids from bidders who do not attend the pre-bid conference will be rejected as nonresponsive. It is strongly recommended that the pre-bid conference be attended by a principal of the company or a person authorized to make decisions for the company. The maximum dollar value of this contract is \$3,800,000. For further directions, please contact Mr. Brian Soria with Architectural Engineering Division at (626) 458-2588.
Contact Name : Brian Soria
Contact Phone# : (626) 458-2588
Contact Email : bsoria@ladpw.org
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Award information has not been added at this time.

Bid Information

Bid Number : JOCP6
Bid Title : Job Order Contract P6
Bid Type : Construction
Department : Public Works
Commodity : BUILDING CONSTRUCTION SERVICE, NON- RESIDENTIAL (OFFICE BLDG., ETC.)
Open Date : 11/6/2006
Closing Date : 11/29/2006 10:45 AM
Notice of Intent to Award : [View Detail](#)
Bid Amount : N/A
Bid Download : Not Available
Bid Description : The work consists of a broad array of County repair and refurbishment projects under the direction of Parks and Recreation. Public Works will hold a mandatory pre-bid conference for JOCs P4 through P7 at 2:30 p.m. on November 9, 2006, at the Eaton Canyon Nature Center, 1750 N. Altadena Drive, Pasadena, CA 91107, to provide information on the JOC, bidding process and answer any questions that potential bidders may have. To be considered responsive to this invitation for bid, bidders must attend the mandatory pre-bid conference. Bids from bidders who do not attend the pre-bid conference will be rejected as nonresponsive. It is strongly recommended that the pre-bid conference be attended by a principal of the company or a person authorized to make decisions for the company. The maximum dollar value of this contract is \$3,800,000. For further directions, please contact Mr. Brian Soria with Architectural Engineering Division at (626) 458-2588.
Contact Name : Brian Soria
Contact Phone# : (626) 458-2588
Contact Email : bsoria@ladpw.org
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Award information has not been added at this time.

Bid Information

Bid Number : JOCP7
Bid Title : Job Order Contract P7
Bid Type : Construction
Department : Public Works
Commodity : BUILDING CONSTRUCTION SERVICE, NON- RESIDENTIAL (OFFICE BLDG., ETC.)
Open Date : 11/6/2006
Closing Date : 11/29/2006 1:45 PM
Notice of Intent to Award : [View Detail](#)
Bid Amount : N/A
Bid Download : Not Available
Bid Description : The work consists of a broad array of County repair and refurbishment projects under the direction of Parks and Recreation. Public Works will hold a mandatory pre-bid conference for JOCs P4 through P7 at 2:30 p.m. on November 9, 2006, at the Eaton Canyon Nature Center, 1750 N. Altadena Drive, Pasadena, CA 91107, to provide information on the JOC, bidding process and answer any questions that potential bidders may have. To be considered responsive to this invitation for bid, bidders must attend the mandatory pre-bid conference. Bids from bidders who do not attend the pre-bid conference will be rejected as nonresponsive. It is strongly recommended that the pre-bid conference be attended by a principal of the company or a person authorized to make decisions for the company. The maximum dollar value of this contract is \$3,800,000. For further directions, please contact Mr. Brian Soria with Architectural Engineering Division at (626) 458-2588.
Contact Name : Brian Soria
Contact Phone# : (626) 458-2588
Contact Email : bsoria@ladpw.org
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